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SHERIFF SALE

By virtue of certain writ of Execution issued out of the Court of Common Pleas and Orphans' Court of Dauphin County, PA, and to me directed, I will expose at Public Sale or Outcry, at the Dauphin County Administration Building in the City of Harrisburg, Dauphin County, PA, on Thursday, July 15, 2021, at 10:00 A.M., the following real estate, to wit:

SALE NO. 1
CASE NUMBER: 2020-CV-06319-MF
ROBERT FLACCO, ESQUIRE
JUDGMENT AMOUNT: \$101,249.52

ALL THAT CERTAIN TRACT OF GROUND SITUATE IN SWATARA TOWNSHIP, DAUPHIN COUNTY, PENNSYLVANIA, ACCORDING TO A SURVEY MADE BY GERRIT J. BETZ, REGISTERED SURVEYOR, DATED JULY 20, 1971, MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT ON THE NORTHERN LINE OF HUNTINGDON STREET, SAID POINT BEING BY SAME MEASURED IN A SOUTHEASTERLY DIRECTION 120.0 FEET FROM THE NORTHEASTERN CORNER OF 61ST STREET AND HUNTINGDON STREET; THENCE, NORTH 2 DEGREES 0 MINUTES EAST ALONG THE EASTERN LINE OF LANDS NOW OR FORMERLY OF HALBERT LEFRIDGE A DISTANCE OF 120 FEET TO AN IRON PIPE; THENCE, SOUTH 88 DEGREES 0 MINUTES EAST CONTINUING ALONG THE SOUTHERN LINE OF AFORESAID LANDS, A DISTANCE OF 60 FEET TO A HUB; THENCE, SOUTH 2 DEGREES 0 MINUTES WEST ALONG THE WESTERN LINE OF LANDS NOW OR FORMERLY OF SIDNEY SLOTENICK, A DISTANCE OF 120 FEET TO A HUB ON THE NORTHERN LINE OF HUNTINGDON STREET; THENCE, NORTH 88 DEGREES 0 MINUTES WEST ALONG SAID NORTHERN LINE OF HUNTINGDON STREET, A DISTANCE OF 60.0 FEET, THE POINT AND PLACE OF BEGINNING.

HAVING THEREON ERECTED A ONE AND ONE-HALF STORY STUDIO DWELLING KNOWN AND NUMBERED AS 6106 HUNTINGDON STREET.

BEING KNOWN AS: 6106 HUNTINGDON STREET, HARRISBURG, PA 17111

PROPERTY ID: 63-017-033-000-0000

TITLE TO SAID PREMISES IS VESTED IN JAMES E. MESSIMER AND BARBARA J.

MESSIMER, HIS WIFE BY DEED FROM VELMA J. DOUTY (FORMERLY VELMA D. SWAIN), AND ROBERT E. DOUTY, HER HUSBAND DATED 08/16/1971 RECORDED 08/17/1971 IN BOOK NO. G57 PAGE 559. JAMES E. MESSIMER DEPARTED THIS LIFE ON 12/15/2010 AND BARBARA MESSIMER DEPARTED THIS LIFE ON 09/28/2019.

SEIZED AND SOLD as the property of JAMES E. MESSIMER, JR., IN HIS CAPACITY AS HEIR OF BARBARA J. MESSIMER A/K/A BARBARA MESSIMER; ANTHONY D. MESSIMER, IN HIS CAPACITY AS HEIR OF BARBARA J. MESSIMER A/K/A BARBARA MESSIMER; DENISE M. HODNETT, IN HER CAPACITY AS HEIR OF BARBARA J. MESSIMER A/K/A BARBARA MESSIMER; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER BARBARA J. MESSIMER A/K/A BARBARA MESSIMER under judgment # 2020-CV-06319.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 2
STEPHEN M. HLADIK, ESQUIRE
JUDGMENT AMOUNT: \$148,118.61

ALL THAT CERTAIN lot or parcel of land situate in Lower Paxton Township, Dauphin County, Commonwealth of Pennsylvania.

BEGINNING at a point on the south side of Ricker Street, which point is three hundred and ninety-five (395) feet from the southwest corner of Houck Street and Ricker Street; thence south three degrees fifty minutes west (S. 3° 50' W.) along the line of lands now or formerly of George L. Rider, a distance of one-hundred seventy (170) feet to a point; thence north eighty-nine degrees no minutes (N. 89° 0' W.) along line of lands now or formerly of W.F. Keiser Company, a distance of forty-two and sixty-five one-hundredths (42.65) feet to a point; thence north no degrees sixteen minutes east (N. 00° 16' E.) along line of lands of Tobias, a distance of one hundred sixty-nine and eighty one-hundredths (169.80) feet to a point on the south side of Ricker Street; thence south eighty-nine degrees no minutes east (S. 89° 00' E.) along the southern side of Ricker Street, a thirty

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(30) feet wide street, a distance of fifty-three and fifteen one-hundredths (53.15) feet to a point, the place of BEGINNING.

BEING THE SAME PREMISES which John P. Fisher and Alyson T. Fisher, husband and wife, by deed dated June 20, 2000 and recorded on June 28, 2000, in the Dauphin County Recorder of Deeds Office at Deed Book Volume 3707 at Page 13, granted and conveyed unto David M. Keller and Kelly J. Keller, husband and wife. The said Kelly J. Keller having departed this life on or about December 22, 2012, where by operation of law title vested in David M. Keller.

TAX PARCEL NO. 35-052-075-000-0000

PREMISES BEING known as 4563 Ricker Street, Harrisburg, PA 17109

SEIZED AND TAKEN in execution as the property of David M. Keller in execution of Dauphin County Judgment No. 2020-CV-09917-MF.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 3

JOSEPH E. DeBARBERIE, ESQUIRE
JUDGMENT AMOUNT: \$68,258.26

ALL THAT CERTAIN lot or parcel of land, situate in the Borough of Williamstown, Dauphin County, Pennsylvania, bounded and described as follows, to wit:

ALL THAT CERTAIN lot or piece of ground situate on the East side of Walnut Street, in the Borough of Williamstown, in the County of Dauphin and Commonwealth of Pennsylvania, bounded and described as follows to wit:

BEGINNING at a point on the East side of Walnut Street, formerly called Center Street, said point being one and one-half feet South of the single frame dwelling house erected on the lot of ground herein described and herein conveyed and about eighty-one (81) feet, more or less, North of Northeast corner of the intersection of East Market Street with Walnut Street; thence north along the East side of Walnut Street seventy (70) feet, more or less, to a point on the south side of the extension eastward of East Spring Alley; thence East along the South line of said Spring Alley thirty-one (31) feet to a point; thence South forty-five (45) feet, more or less, to a point in a line running parallel with the South side of the dwelling house now erected on land herein conveyed and

one and one-half feet South of said building line; thence West thirty-one (31) feet to the East side of Walnut Street and the place of BEGINNING.

SAID PIECE of ground having thereon erected a two-story frame dwelling house known as 111 Walnut Street, Williamstown, Pennsylvania.

EXCEPTING AND RESERVING under the owners of premises South of real estate herein conveyed, their heirs and assigns, full and free right and liberty at all times to the use of a twelve feet wide private alley way as now existing for all purposes connected with the use and occupation of property herein conveyed and property adjoining on the South.

ALSO HEREIN conveyed a strip of land eighteen inches wide on the East side of the dwelling house above described and running North and South of same width the entire width of the lot above described, also a strip of land eighteen inches wide on the South side of the dwelling house above described and running East and West of same width the entire length of the Lot above described.

BEING KNOWN and numbered as 111 Walnut Street, Williamstown, PA 17098.

WITH all improvements erected thereon.

PARCEL NO.: 70-009-002-000-0000

BEING THE SAME property conveyed to Heidi L. Lightner an unmarried woman who acquired title by virtue of a deed from John T. Bowman and Tamra L. Bowman, husband and wife, dated April 30, 2008, recorded May 2, 2008, at Instrument Number 20080016115, Office of the Recorder of Deeds, Dauphin County, Pennsylvania.

UNDER AND SUBJECT to and together with easements exceptions reservations, restrictions, right of way, covenants and conditions as contained in prior instruments of record:

SEIZED AND TAKEN in execution as the property of Heidi L. Lightner an unmarried woman, Mortgagees herein, under Judgment No. CV-2020-10019

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 4

EVAN J. HARRA, ESQUIRE
JUDGMENT AMOUNT: \$55,868.22

ALL THAT CERTAIN lot or tract of land situate in the Ninth Ward of the City of Harrisburg, County of Dauphin, and

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Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northern side of Whitehall Street two hundred six (206) feet and six (6) inches westwardly from the western line of property lately conveyed by the heirs of E.B. Mitchell, deceased, to the City of Harrisburg which line is the intersection of the northern line of Whitehall Street and the western line of the new entrance to Reservoir Park, as laid out by the said City of Harrisburg, and which point is also at the division line between Lots 4 and 5 on hereinafter named plan; thence westwardly along the northern line of said Whitehall Street, forty (40) feet to a point, the division line between Lots 3 and 4 on hereinafter named plan; thence northwardly, at right angles to Whitehall Street and along said division line, one hundred twenty (120) feet to the southern side of Berkeley Place; thence eastwardly along the southern side of said Berkeley Place and parallel with Whitehall Street forty (40) feet to a point, the division line between Lots Nos. 4 and 5 first above named; thence southwardly, at right angles to Whitehall Street and along said division line, one hundred twenty (120) feet to the place of BEGINNING.

BEING Lot No. 4 on Harris Plan No. 3, Parkside Place, said Plan being recorded in the Office for the Recorder of Deeds in and for the County of Dauphin aforesaid, in Plan Book "G", Page 32.

HAVING thereon erected a two story brick dwelling and a brick garage and being known as No. 2050 Whitehall Street.

BEING KNOWN AS: 2050 WHITEHALL STREET, HARRISBURG, PA 17103

PROPERTY ID NUMBER: 09-077-020-000-000

BEING THE SAME PREMISES WHICH CECELIA M. WAMBACH, ADULT INDIVIDUAL BY DEED DATED 7/25/2008 AND RECORDED 7/28/2008 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK INSTRUMENT # 20080028195 GRANTED AND CONVEYED UNTO MARIE B. MURPHY, ADULT INDIVIDUAL.

SEIZED AND SOLD as the property of Marie B. Murphy under judgment # 2019-CV-10151

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 5

EVAN J. HARRA, ESQUIRE

JUDGMENT AMOUNT: \$87,001.05

ALL THAT CERTAIN tract or piece of land situate in the Fifth Ward of the City of Harrisburg, Dauphin County, Pennsylvania, bounded and described as follows:

BEGINNING at a point on Grand Street at the dividing line between properties 920 and 918 Grand Street; thence Southwardly along Grand Street, 12 feet 6 inches to a point at the dividing line between properties 918 and 916 Grand Street, thence westwardly along the dividing line between properties 918 and 916 Grand Street, 50 feet to the middle of a walk-alley; thence northwardly along said walk-alley 12 feet 6 inches to a point at the dividing line between properties 918 and 920 Grand Street; thence eastwardly along the dividing line between properties 918 and 920 Grand Street, 50 feet to the place of BEGINNING.

UNDER AND SUBJECT to the same rights, privileges, agreements, rights-of-ways, easements, conditions, exceptions, restrictions, and reservations as exist by virtue of prior recorded instruments, plans, Deeds of Conveyance, or visible on ground.

BEING KNOWN AS: 918 GRAND STREET, HARRISBURG, PA 17102

PROPERTY ID NUMBER: 05-033-013-000-0000

BEING THE SAME PREMISES WHICH RICHARD H. LINE, SINGLE MAN BY DEED DATED 2/8/2017 AND RECORDED 2/10/2017 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED INSTRUMENT # 20170003753, GRANTED AND CONVEYED UNTO JON L. JAMES, ADULT INDIVIDUAL.

SEIZED AND SOLD as the property of Jon L. James under judgment # 2019-CV-07956

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 6

EVAN J. HARRA, ESQUIRE

JUDGMENT AMOUNT: \$70,039.75

ALL THAT CERTAIN plot or parcel of land situate in the Ninth Ward of the City of Harrisburg, Dauphin County, Pennsylvania, bounded and described as follows:

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BEGINNING at a point on the northern side of Regina Street, which point is one hundred thirty-two (132) feet eight (8) inches East of the northeast corner of Reservoir and Regina Streets, said point being a straight line drawn through the center of a brick partition wall between houses Nos. 1832 and 1834 Regina Street; Thence Northwardly through the center of said brick partition wall of houses Nos. 1832 and 1834 Regina Street, eighty (80) feet nine (9) inches, more or less, to a point on the southern line of a three (3) foot wide private alley running parallel with Whitehall Street; Thence Southeastwardly along the southern line of said three (3) foot wide private alley twenty-nine (29) feet eleven (11) inches, more or less, to a point on the western line of property No. 1836 Regina Street (description in Book 2225, Page 102 erroneously stated 1936 Regina Street) formerly of William L. Gorges and now or formerly of Walter R. Manley, et al; Thence Southwardly at right angles with Regina Street along the western line of said property No. 1836 Regina Street, sixty-six (66) feet, more or less, to the northern line of said Regina Street; Thence Westwardly along the northern line of said Regina Street twenty-six (26) feet to a point, the place of BEGINNING.

SUBJECT nevertheless to the perpetual right of the adjoining property owners to use and repair a certain sewer running across the lot about two (2) feet from the eastern division line of the lot herein described, from the three (3) feet wide alley in the rear of said lot, to Regina Street.

AND, it is further and expressly understood and agreed that no building or obstruction other than an open porch shall be erected beyond the present building line on Regina Street.

BEING KNOWN AS: 1834 REGINA STREET, HARRISBURG, PA 17103

PROPERTY ID NUMBER: 09-027-025-000-0000

BEING THE SAME PREMISES WHICH THE REDEVELOPMENT AUTHORITY OF THE CITY OF HARRISBURG BY DEED DATED 9/29/1999 AND RECORDED 10/19/1999 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 3532 AT PAGE 576, GRANTED AND CONVEYED UNTO RHONDA Y. WILLIAMS, MARRIED WOMAN.

SEIZED AND SOLD as the property of Rhonda Y. Williams under judgment # 2020-CV-1734

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance

with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 7

EVAN J. HARRA, ESQUIRE

JUDGMENT AMOUNT: \$40,733.64

ALL THAT CERTAIN tract or parcel of land situate in the Third Ward of the Borough of Steelton, County of Dauphin, Commonwealth of Pennsylvania, bounded and described as, follows:

BEGINNING at a point on the north side of Walnut Street, thirty-four and thirteen one-hundredths (34.13) feet in an easterly direction from the northeast corner of Walnut Street and River Alley which point is at the intersection of the line dividing properties number 21 and 23 Walnut Street; thence in a northerly direction along the aforesaid line and through the center of the partition wall separating properties number 21 and 23 Walnut Street and beyond, a total distance of ninety-two and forty one hundredths (92.40) feet to a point; thence in a westerly direction along a line parallel with Cranberry Alley and being along the line separating Lot number 78 from Lots numbered 79 and 80 on the Plan of Lots hereinafter mentioned, a total distance of twelve and fifty one hundredths (12.50) feet; thence in a southerly direction along the line separating premises herein conveyed from property number 19 Walnut Street and passing through the center of a partition wall (approximately thirty and one-half (30½) feet in length) separating properties number 19 and 21 Walnut Street and beyond, a total distance of ninety and ninety-two one hundredths (90.92) feet to the North side of Walnut Street; thence in an easterly direction along the north side of Walnut Street, twelve and fifty-eight hundredths (12.58) feet to the place of BEGINNING.

HAVING THEREON erected the western half of a double three story dwelling house numbered 21 Walnut Street;

BEING the western portion of Lot Number 80 and the eastern portion of Lot Number 79 in the general Plan of Lots laid out in the extension of the Town of Baldwin (now Steelton) by Henry A. Kelker, which plan is recorded in the Recorder's Office in and for Dauphin County in Plan Book A, Page 29

TRACT NUMBER TWO BEGINNING at a point, the northwest corner of Tract Number One, on the division line separating Lot Number 78 from Lot Number 79 on the Plan of Lots hereinbefore mentioned; thence in a westerly direction along the said line dividing Lots Number 78 and 79 and parallel with Cranberry

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Alley at twenty-two and five tenths (22.5) feet to the east side of River Alley; thence in a southerly direction along the east side of River Alley four (4) feet to a point at the northwest corner of property number 19 Walnut Street and on November 28, 1936 conveyed to Doctor William P. Dailey; thence in an easterly direction along the line parallel with the line separating Lots Number 78 and 79, said line being the northern line of Premise Number 19 Walnut Street, twenty-two and five tenths (22.5) feet to a point on the line separating properties Number 19 and 21 Walnut Street; thence in a northerly direction along the line separating properties Number 19 and 21 Walnut Street four (4) feet to a point, the place of BEGINNING.

BEING the northern portion of Lot number 79 on the Plan of Lots herein above mentioned.

BEING KNOWN AS: 21 WALNUT STREET, STEELTON, PA 17113

PROPERTY ID NUMBER: 59-018-012-000-0000

BEING THE SAME PREMISES WHICH RHAЕ SENIOR, WIDOW BY DEED DATED 6/21/1999 AND RECORDED 6/22/1999 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 3438 AT PAGE 004, GRANTED AND CONVEYED UNTO JOEL K. SENIOR, SINGLE PERSON, NOW DECEASED.

SEIZED AND SOLD as the property of unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Joel K. Senior, deceased; Kira Brinkman, known heir of Joel K. Senior, deceased under judgment # 2019-CV-00905

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 8

EVAN J. HARRA, ESQUIRE

JUDGMENT AMOUNT: \$128,668.09

PARCEL 1

ALL THAT CERTAIN LOT, or parcel of land, with the buildings and improvements thereon, situate in Swatara Township, Dauphin County, Commonwealth of Pennsylvania, being bounded and described as follows, to wit:

BEGINNING at a point on the eastern line of Township Road No, 335, said point being on the line separating Lot Nos. 27 and 26 on the hereinafter mentioned Plan of Lots; thence along

the last mentioned line north 64 degrees east 150 feet to a point on lands now or formerly of Hiram E. Bishop, et ux, along same, north 26 degrees west, 130 feet, to a stake on the southern line of said last mentioned private land south 79 degrees 15 minutes west, 155 feet to a stake on the eastern line of Township Road No. 335; thence along the eastern line of Township Road No. 335 south 26 degrees east, 172.70 feet, more or less, to the point and place of BEGINNING.

BEING Lot Nos. 27, 28, and 29 on the Plan of Overview Heights, which plan is recorded in the Dauphin County Recorder of Deeds Office in Plan Book "R" at Page 66.

BE ALL SAID MEASUREMENTS, more or less, or however otherwise the same may be bounded and described.

PARCEL 2

ALL THAT CERTAIN LOT, or parcel of land, with the buildings and improvements thereon, situate in Swatara Township, Dauphin County, Commonwealth of Pennsylvania, being bounded and described as follows, to wit

BEGINNING at a point on the eastern line of Township Road No. 335, said point being on the line separating Lot Nos. 24 and 25 on the hereinafter mentioned Plan of Lots; thence along the last mentioned line North 64 degrees East 150 feet to a point on lands now or formerly of Celia Eshenauer; thence along land now or formerly of Celia Eshenauer North 26 degrees West, 100 feet to a point on line separating Lot Nos. 26 and 27 on the hereinafter mentioned Plan of Lots; thence along last mentioned line South 64 degrees West 150 feet to a point on the eastern line of Township Road No. 335; thence along the eastern line of Township Road No. 335 South 26 degrees East 100 feet, more or less, to the point and place of BEGINNING.

BEING Lot No. 25 and 26 on the Plan of Overview Heights, which plan is recorded in the Dauphin County Recorder of Deeds Office in Plan Book "R" at Page 66.

BE ALL SAID MEASUREMENTS, more or less, or however otherwise the same may be bounded and described.

BEING KNOWN AS: 511 SOUTH HARRISBURG STREET, HARRISBURG, PA 17113

PROPERTY ID NUMBER: 63-062-005-000-0000 & 63-062-006-000-0000

BEING THE SAME PREMISES WHICH BARRY R. ZERANCE, JR. AND MISTY ZERANCE, HIS WIFE BY DEED DATED 12/26/2018 AND RECORDED 1/3/2019 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED INSTRUMENT NUMBER 20190000239 AT PAGE, GRANTED AND CONVEYED UNTO LILY M. SHRADER, SINGLE PERSON.

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SEIZED AND SOLD as the property of Lily M Shrader under judgment # 2020-CV-00077

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 9

DAVID C. ONORATO, ESQUIRE

JUDGMENT AMOUNT: \$28,797.11

ALL THAT CERTAIN part or portion of the northern half of Lot No. 24 and that portion or part of Lot No. 25 being contiguous to each other, and lying above the P.R.R. and Peach Tree Alley, in the Borough of Halifax, Dauphin County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a stone on the western side of Armstrong Street, which stone is at line of land of the P.R.R; thence in a southerly direction along line of land of said P.R.R. one hundred twenty and six tenths feet (120.6') to a point at the southern half of Lot No. 24; thence along land now of John C. Hoover, et ux., late of W. Penn Loois, one hundred twenty-four feet (124') to the northern line of Pear Tree Alley, sometimes known as Peach Tree Alley; thence in a northerly direction along said Peach Tree Alley one hundred twenty and six tenths feet (120.6') to Armstrong Street; thence in a westerly direction along the southern side of said Armstrong Street, one hundred twenty-four feet (124') to a stone, the place of BEGINNING.

BEING THE SAME PREMISES which George I. Shepley and Anna E. Shepley, by deed dated August 12, 1983 and recorded on August 17, 1983, in the Dauphin County Recorder of Deeds Office at Deed Book Volume 408 at Page 439, granted and conveyed unto Lloyd I. Shepley.

AND THE SAID Lloyd I. Shepley departed this life on November 14, 2018; thereby vesting ownership of his interest in the property to his children, Dana Welcomer, Dawn Schreffler, and Duane Shepley, by operation of law. Dana Welcomer, Dawn Schreffler and Duane Shepley were named as Co-Executrices of the Estate of Lloyd I. Shepley, deceased by Letters of Testamentary on June 4, 2018, File # 2218-1063 in the Register of Wills in and for Dauphin County.

BEING KNOWN as 111 Armstrong Street, Halifax, PA 17032

PARCEL I.D. No.: 28-001-013-000-0000

SEIZED AND SOLD as the property of Dana Welcomer, Co-Executrix of the Estate of Lloyd I. Shepley, deceased; Dawn Schreffler, Co-Executrix of the Estate of Lloyd I. Shepley, deceased; Duane E. Shepley, Co-Executor of the Estate of Lloyd I. Shepley, deceased; Carolyne Kissinger, Devisee and Beneficiary of the Estate of Lloyd I. Shepley, deceased under judgment # 2020-CV-11350

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 10

EVAN J. HARRA, ESQUIRE

JUDGMENT AMOUNT: \$206,427.44

THE LAND referred to in this Commitment is described as follows:

ALL THAT CERTAIN Lot or Piece of Land Situate in Derry Township, Dauphin County, Pennsylvania, bounded and described in accordance with a survey by Harold J. Light, Inc., of Palmyra, Pennsylvania, as follows:

BEGINNING at a point on the north right-of-way line of Vesper Road in Derry Township, Dauphin County, PA, said point being 270.32 feet west of the intersection of the north right-of-way line of Vesper Road and the west right-of-way line of Carlton Road; thence north 79 degrees 40 minutes 20 seconds west along the north right-of-way line of Vesper Road for a distance of 139 feet to a point; thence north 9 degrees 58 minutes 40 seconds east along Lot No. 134 for a distance of 114.96 feet to a point; thence south 80 degrees 7 minutes 55 seconds east for a distance of 139.26 feet to a point; thence south 10 degrees 6 minutes 25 seconds west along Lot No. 140 for a distance of 116.08 feet to the point of BEGINNING.

BEING Lot No. 141 on the Plan of Lots of Glenn Acres, recorded in Plan Book "H", Volume 2, Page 8, in the Recorder of Deeds Office of Dauphin County, Pennsylvania.

BEING KNOWN AS: 231 VESPER ROAD, HERSHEY, PA 17033

PROPERTY ID NUMBER: 24-046-163

BEING THE SAME PREMISES WHICH ROBERT R. JONES AND DIANNA M. JONES, HIS WIFE BY DEED DATED 9/26/1972 AND RECORDED 9/27/1972 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 58 AT PAGE 481, GRANTED AND CONVEYED UNTO CHARLES W. EVERSON, NOW DECEASED

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AND JOYCE M. EVERSON, HIS WIFE NOW DECEASED.

SEIZED AND SOLD as the property of the unknown heirs of Charles W. Everson, deceased Michael Everson solely in his capacity as heir of Charles W. Everson deceased under judgment # 2019-CV-04902

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 11

EVAN J. HARRA, ESQUIRE

JUDGMENT AMOUNT: \$120,405.29

ALL OF THE GRANTOR'S right, title and interest in and to all those two certain pieces or parcels of land, situate in the Borough of Millersburg, County of Dauphin and Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

TRACT NO. 1:

NUMBERED on the General Plan of said Borough as Lot No. 119, bounded on the east by Lot No. 102; on the west by Lot No. 136; on the north by Spice Alley, and on the South by Love (now Pine) Street.

TRACT NO. 2:

BEING a part of Lot No. 136 on the General Plan of said Borough situate on the north side of Love (now Pine) Street, bounded on the east by Lot No. 119; on the west by Front Street and line of N.C.R.W. Company; on the south by Love (now Pine) Street and on the north by Spice Alley; having a frontage on Pine Street of sixty-five (65) feet more or less, and a depth of one hundred sixty-five (165) feet and a width on Spice Alley of fifteen (15) feet, more or less.

BEING KNOWN AS: 119 PINE STREET, MILLERSBURG, PA 17061

PROPERTY ID NUMBER: 45-013-008-000-0000

BEING THE SAME PREMISES WHICH STEPHANIE L. TOCCO AND JOHN J. TOCCO, WIFE BY DEED DATED 8/22/2016 AND RECORDED 8/23/2016 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED INSTRUMENT NUMBER 20160021545, GRANTED AND CONVEYED UNTO JACOB B. TYSON.

SEIZED AND SOLD as the property of Jacob B. Tyson under judgment # 2019-CV-07011

NOTICE is further given to all parties in interest and claimants. Schedule of proposed

distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 12

HARRY B. REESE, ESQUIRE

JUDGMENT AMOUNT: \$118,797.08

ALL THAT CERTAIN TRACT OR PARCEL OF GROUND SITUATE IN THE TOWNSHIP OF SUSQUEHANNA, DAUPHIN COUNTY, PENNSYLVANIA, MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHERN SIDE OF CREST ROAD, FOUR HUNDRED TWENTY-THREE AND EIGHT ONE-HUNDREDTHS (423.08) FEET EAST OF THE INTERSECTION OF CREST ROAD AND NORTHWAY ROAD, ALSO AT THE DIVIDING LINE BETWEEN LOT NOS. 64 AND 65 ON HEREINAFTER MENTIONED PLAN OF LOTS; THENCE NORTH FIVE DEGREES TWENTY-FOUR MINUTES TWENTY SECONDS WEST (N 5° 24' 20" W) ALONG THE SAME, ONE HUNDRED EIGHTEEN AND FORTY-FOUR ONE-HUNDREDTHS (118.44) FEET TO A POINT AT LINE OF LAND NOW OR LATE OF CHARLES B. RITTER; THENCE NORTH EIGHTY-TWO DEGREES FIFTY-TWO MINUTES EAST (N 82° 52' E) ALONG THE SAME, SEVENTY-SIX AND FORTY ONE-HUNDREDTHS (76.40) FEET TO A POINT AT THE DIVIDING LINE BETWEEN LOT NOS. 65 AND 66 ON SAID PLAN; THENCE SOUTH FIVE DEGREES TWENTY-FOUR MINUTES 20 SECONDS EAST (S 5° 24' 20" E) ALONG THE SAME, ONE HUNDRED TWENTY AND SEVENTY-FOUR ONE-HUNDREDTHS (120.74) FEET TO A POINT ON THE NORTH SIDE OF CREST ROAD; THENCE WESTWARDLY ALONG THE SAME, SEVENTY-SIX AND THIRTY-SIX ONE-HUNDREDTHS (76.36) FEET TO A POINT, THE PLACE OF BEGINNING.

BEING LOT NO. 65, SECTION "K" OF WEDGEWOOD HILLS, RECORDED IN PLAN BOOK "V", PAGE 37, DAUPHIN COUNTY RECORDS.

HAVING THEREON erected residential dwelling known and numbered as 3210 Crest Road, Harrisburg, Pennsylvania 17109

BEING TAX PARCEL NO. 62-031-154-000-0000

PREMISES BEING: 3210 Crest Road, Harrisburg, Pennsylvania 17109

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BEING THE SAME PREMISES which Gregory L. Reynolds and Charlene C. Reynolds, husband and wife, by deed dated May 19, 2016 and recorded in the Office of the Recorder of Deeds of Dauphin County on June 16, 2016 in Instrument No. 20160014657, granted and conveyed unto Gregory L. Reynolds.

UNDER AND SUBJECT, NEVERTHELESS, to any and all covenants, conditions, easements, rights of way, restrictions and matters of prior record and any matter which a physical inspection of the property would disclose.

SEIZED AND TAKEN in execution as the property of Gregory L. Reynolds, Mortgagor(s) herein, under Judgment No. 2020 CV 1847 MF

NOTICE is further given to all parties in interest and claimants. A proposed schedule of distribution of the proceeds in the sale will be filed by the Sheriff of Dauphin County, Pennsylvania on a date specified by the Sheriff not later than thirty (30) days after sale and distribution of said proceeds will be made in accordance with said proposed schedule of distribution unless exceptions are filed thereto within ten (10) days thereafter.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 13

EVAN J. HARRA, ESQUIRE

JUDGMENT AMOUNT: \$135,333.89

ALL THAT CERTAIN property situated in the Township of Swatara, Dauphin County and Commonwealth of Pennsylvania being more fully described in deed dated 02/12/85, recorded 02/13/85, appearing among the land records of the County and Commonwealth set forth above in Deed Book Volume 583, Page 348.

PARCEL ID: 63-33-48

ALSO DESCRIBED AS:

ALL THOSE TWO CERTAIN pieces or parcels of land situate in the Township of Swatara, County of Dauphin and Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

TRACT NO. 1

BEGINNING at a point on the south side of Summit Street (formerly known as Summit Avenue), a set re-bar; thence along said south side of Summit Street south eighty-seven degrees twenty-three minutes forty seconds east (S 87° 23' 40" E) thirty (30) feet to a set re-bar

on said south side of Summit Street; thence along the dividing line of lands now or formerly of Leon D. Arnold and/or Betty Jane Arnold, south two degrees thirty-six minutes forty seconds west (S 02° 36' 40" W) one hundred seventy-four and fifty one-hundredths (174.50) feet to a set re-bar at line of lands now or formerly of Joseph E. Dostalík and Mary E. Dostalík, his wife; thence along dividing line of lands herein and lands now or formerly of Joseph E. Dostalík and Mary E. Dostalík, his wife, north eighty-two degrees thirty minutes zero seconds west (N 82° 30' 00" W) thirty and eleven one-hundredths (30.11) feet to a set re-bar; thence along the dividing line of lands herein and lands now or formerly of Ray M. Arnold and Margaret A. Arnold, his wife, north two degrees thirty-six minutes forty seconds east (N 02° 36' 40" E) one hundred seventy-one and ninety-three one-hundredths (171.93) feet to a set re-bar on the south side of Summit Street, the place of BEGINNING.

HAVING THEREON erected a one and one-half story frame dwelling known and numbered as 112 Summit Street.

BEING THE SAME premises which Margaret A. Arnold, widow, by her deed dated and recorded March 27, 1981, in the office of the Recorder of Deeds in and for Dauphin County, Pennsylvania, in Recorded Book 199, Page 550, granted and conveyed unto Susan A. Arnold, one of the grantors herein.

THE ABOVE DESCRIPTION is made in accordance with a survey of Reed Engineering, Inc., dated February 27, 1981, copy attached.

TRACT NO. 2

BEGINNING at a point on the south side of Summit Street at the intersection with the eastern line of lands now or late of John W. Verbos, being known as 100 Summit Street, thence along said Summit Street south eighty-seven degrees twenty-three minutes twenty seconds east (S 87° 23' 20" E) a distance of forty-six and no one-hundredths (46.00) feet to a point; thence south two degrees thirty-six minutes forty seconds west (S 02° 36' 40" W) along the western line of Tract No. 1 above a distance of one hundred seventy-one and ninety-three one-hundredths (171.93) feet to a point; thence north eighty-two degrees 30 minutes zero seconds west (N 82° 30' 00" W) along the northern line of lands now or late of Joseph E. Dostalík a distance of forty-six and sixteen one-hundredths (46.16) feet to a point; thence north two degrees thirty-six minutes 40 seconds east (N 02° 36' 40" E) along the eastern line of lands of Verbos aforesaid a distance of one hundred sixty-eight and no one hundredths (168.0) feet to a point, the place of BEGINNING.

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BEING KNOWN AS: 112 SUMMIT STREET, HARRISBURG, PA 17113

PROPERTY ID NUMBER: 63-033-048-000-0000 & 63-033-047-000-0000

BEING THE SAME PREMISES WHICH SUSAN A. ARNOLD, NOW KNOWN AS SUSAN A. WINSLOW AND GLENN K. WINSLOW, HER HUSBAND BY DEED DATED 2/12/1985 AND RECORDED 2/13/1985 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 583 AT PAGE 348, GRANTED AND CONVEYED UNTO VINCENT J. FREEMAN AND ELISE A. FREEMAN, HIS WIFE.

SEIZED AND SOLD as the property of Elise A. Freeman and Vincent J. Freeman under judgment # 2020-CV-10102

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 14

LESLIE J. RASE, ESQUIRE

JUDGMENT AMOUNT: \$43,625.93

ALL THAT CERTAIN piece of land, situate in the City of Harrisburg, of the County of Dauphin and Commonwealth of Pennsylvania, bound and described as follows to wit:

BEGINNING at a point on the western side of North Seventeenth Street which said point is on a line running through the center of the partition wall separating properties Nos. 604 and 606 North Seventeenth Street; and seventy-six (76) feet, more or less, north of the northwestern corner of said North Seventeenth and Juniper Streets; thence westwardly through the center of the partition wall aforesaid separating properties Nos. 604 and 606 North Seventeenth Street and beyond; one hundred (100) feet to a point on the line of Lot No. 1 on the Plan of Lots hereinafter referred to; thence southwardly along the line of said Lot No. 1 twenty-six (26) feet, more or less, to the line of land, now or formerly of Mary E. First; thence eastward along the line of said land, now or formerly of Mary E. First, one hundred (100) feet to the said western side of North Seventeenth Street thence northwardly along said western line of North Seventeenth Street twenty-six (26) feet, more or less, to a point, the place of BEGINNING.

HAVING THEREON erected a dwelling house known as No. 604 North Seventeenth Street.

BEING the same premises which The Harris Building and Loan Association, a Pennsylvania Corporation, by deed dated 06/18/1965 and recorded 06/22/1965 in Dauphin County Book U50 on Page 452, then granted and conveyed unto George C. Fuller and Margaret L. Fuller, his wife, in fee.

PARCEL #: 08-011-006

SEIZED AND SOLD as the property of Margaret L. Fuller and George C. Fuller under judgment number 2018-CV-05850-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 15

JOSEPH I. FOLEY, ESQUIRE

JUDGMENT AMOUNT: \$359,427.28

ALL THAT CERTAIN tract or parcel of land, with the buildings and improvements thereon erected, located in Susquehanna Township, Dauphin County, Pennsylvania, more particularly described as follows, to wit:

BEGINNING at a post in the line of land late of Jacob Garman, deceased; thence by land now or late of John H. Brightbill north seventy one and one-fourth (71¼) degrees east four and three tenths (4.3) perches to a post; thence north sixty-four and one-half (64½) degrees east five and one-tenth (5.1) perches to a locust tree; thence north eighty-two and one-fourth (82¼) degrees, east twenty-three and one-tenth (23.1) perches to a post; thence south eighty-six and one half (86½) degrees east twenty-three (23) perches to a post; thence south three and three-fourths (3¾) degrees east two and eight tenths (2.8) perches to a post; thence south eighty (80) degrees east two and four tenths (2.4) perches to the middle of Paxton Creek, it being the line dividing the lands now or late of the aforesaid John M. Brightbill and the late Jacob Garman, deceased; thence down the middle of said Creek and the several courses thereof eighty-five and nine tenths (85.9) perches to land late of Jacob Garman, deceased, aforesaid; thence by said lands south nine and one-half (9½) degrees west one and five tenths (1.5) perches, to the place of BEGINNING.

CONTAINING four (4) acres and twenty-eight (28) perches.

HAVING thereon, erected a two and one-half story frame dwelling known and numbered as 2455 Walker Mill Road, Harrisburg, Dauphin County, Pennsylvania.

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TAX PARCEL NO. 62-022-082-000-0000
PREMISES BEING: 2455 Walker Mill Road,
Harrisburg, Pennsylvania 17110
BEING the same premises which Paul E.
Kuntz and Kimberly D. Kuntz by deed dated
December 22, 2008 and recorded February 25,
2009 in Instrument Number 20090005522,
granted and conveyed unto Paul E. Kuntz.

SEIZED AND SOLD as the property of Paul
E. Kuntz under judgment # 2016-CV-1360

NOTICE is further given to all parties in
interest and claimants. Schedule of proposed
distributions will be filed by the Sheriff of
Dauphin County, on Monday August 9, 2021,
and distributions will be made in accordance
with the said schedule unless exceptions are
filed thereto within ten (10) days thereafter.

SALE NO. 16

EVAN J. HARRA, ESQUIRE
JUDGMENT AMOUNT: \$47,429.41

ALL THAT CERTAIN tract or parcel of land
and premises, situate, lying and being in the
Borough of Middletown in the County of
Dauphin and Commonwealth of Pennsylvania,
more particularly described as follows:

BEGINNING at a point on the east side of
Catherine Street, a corner of Lot No. 8; thence
by the said Lot No. 8 north seventy and one-half
(70½) degrees zero (00) minutes east one
hundred fifty seven and five tenths (157.5) feet
to a fourteen (14) feet wide alley; thence along
said alley south nineteen and one-half (19½)
degrees zero (00) minutes east twenty (20) feet
to a point; thence by the other part of the lot of
which this is part south seventy and one-half
(70½) degrees zero (00) minutes west running
through the middle and along the partition wall
dividing the double frame dwelling house
erected over this line one hundred fifty-seven
and five tenths (157.5) feet to Catherine Street
aforesaid; thence along said Catherine Street
north nineteen and one-half (19½) degrees zero
(00) minutes west twenty (20) feet to the place
of BEGINNING.

BEING the northern half of Lot No. 7 on the
Plan of Lots laid out at the instance of George P.
Watson, one of the Executors of John S. Watson,
deceased, and having thereon erected premises
No. 156 N. Catherine Street, Middletown,
Pennsylvania.

UNDER AND SUBJECT to all applicable
restrictions and rights-of-way of record.

BEING KNOWN AS: 156 NORTH
CATHERINE STREET, MIDDLETOWN, PA
17057

PROPERTY ID NUMBER: 41-003-015-000-
0000

BEING THE SAME PREMISES WHICH
JODIE L. BRADY BY DEED DATED
8/22/2003 AND RECORDED 11/12/2003 IN
THE OFFICE OF THE RECORDER OF
DEEDS IN DEED BOOK 5255 AT PAGE 018,
GRANTED AND CONVEYED UNTO
EDWARD C. REARDON, NOW DECEASED.

SEIZED AND SOLD as the property of Lori
Spence as Administratrix of the Estate of
Edward C. Reardon, deceased under judgment #
2020-CV-02191

NOTICE is further given to all parties in
interest and claimants. Schedule of proposed
distributions will be filed by the Sheriff of
Dauphin County, on Monday August 9, 2021,
and distributions will be made in accordance
with the said schedule unless exceptions are
filed thereto within ten (10) days thereafter.

SALE NO. 17

HOLLY N. WOLF, ESQUIRE
JUDGMENT AMOUNT: \$123,609.75

ALL THAT CERTAIN lot or parcel of land,
situate in the Township of Swatara, Dauphin
County, Pennsylvania, bounded and described
as follows, to wit:

ALL THAT CERTAIN lot of ground together
with the improvements erected thereon, being a
townhouse unit known and numbered as 7967
(erroneously referred to as 7969 in prior deed)
Somerset Street in the Township of Swatara,
County of Dauphin and Commonwealth of
Pennsylvania, more particularly bounded and
described as follows:

BEGINNING at a point on the Southern side of
Somerset Street at the dividing line between
Lots Nos. 11 and 10 as shown on the Plan of
Lots hereinafter mentioned; thence along said
dividing line between Lot Nos. 11 and 10, South
43 degrees 17 minutes 14 seconds East, a
distance of 193.92 feet to a point at lands now or
formerly of Franklin C. Brown; thence along
lands now or formerly of Franklin C. Brown,
North 75 degrees 33 minutes 30 seconds East, a
distance of 2.92 feet to a point at the dividing
line between Lots Nos. 11 and 14 as shown on
said Plan of Lots; thence along said dividing line
between Lots Nos. 11 and 14, North 21 degrees
12 minutes 15 seconds West, a distance of 46.40
feet to a point at the dividing line between Lot
Nos. 11 and 12 as shown on said Plan of Lots;
thence along said dividing line between Lot No.
11 and 12, North 43 degrees 17 minutes 14
seconds West, a distance of 152.33 feet to a
point on the Southern side of Somerset Drive;
thence along the Southern side of Somerset
Street, South 46 degrees 42 minutes 46 seconds
West a distance of 20 feet (erroneously referred

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to as South 16 degrees 42 minutes 46 seconds West, a distance of 20 feet in prior deeds) to a point on the same at the dividing line between Lot Nos. 11 and 10 as shown on the Plan of Lots hereinafter mentioned, the place of BEGINNING.

BEING Lot No. 11 as shown on the Plan of Lots entitled "Final Subdivision Plan for Joseph L. Bleski, Jr.," dated July 6, 1985 and recorded in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania on July 11, 1985 in Plan Book Z, Volume 3, Page 24.

BEING known and numbered as 7967 Somerset Street, Hummelstown, PA 17036-9349.

WITH all improvements erected thereon.

PARCEL NO.: 63-070-091-000-0000

BEING THE SAME property conveyed to Latasha M. Smith who acquired title by virtue of a deed from Paul D. Dauenbaugh and Dawn M. Dauenbaugh, dated March 19, 2010, recorded April 5, 2010, at Instrument Number 20100009180, Office of the Recorder of Deeds, Dauphin County, Pennsylvania.

UNDER AND SUBJECT to and together with easements, exceptions, reservations, restrictions, right of way, covenants and conditions as contained in prior instruments of record:

SEIZED AND TAKEN in execution as the property of Latasha M. Smith, Mortgagors herein, under Judgment No. 2020-CV-02072-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 18

EVAN J. HARRIS, ESQUIRE

JUDGMENT AMOUNT: \$116,387.69

ALL THAT CERTAIN piece or parcel of land situate in the Borough of Steelton; aforesaid, bounded and described as follows, to wit:

BEGINNING at a point at the western corner of Third Street and Bridge Avenue; thence southwardly along the western line of Bridge Avenue one hundred ten (110) feet to a point at the corner of second alley, thence westwardly along the northern line of Second Alley fifty (50) feet to a point on the eastern line of Lot No. 65 on the Plan hereinafter mentioned, thence northwardly along the eastern line of Lot No. 65 one hundred ten (110) feet to the southern line of Third Street, thence eastwardly along the

southern line of Third Street fifty (50) feet to the point of BEGINNING.

BEING KNOWN AS: 2550 SOUTH 3RD STREET, HARRISBURG, PA 17113

PROPERTY ID NUMBER: 57-023-027-000-0000

BEING THE SAME PREMISES WHICH KIM E. DESENDI BY DEED DATED 1/31/2005 AND RECORDED 2/28/2005 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 5890 AT PAGE 183, GRANTED AND CONVEYED UNTO KIM E. DESENDI, NOW DECEASED AND JULIUS A. HALLMAN, BOTH SINGLE PEOPLE, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP.

SEIZED AND SOLD as the property of Julius A. Hallman under judgment # 2020-CV-10856

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 19

JILL M. FEIN, ESQUIRE

JUDGMENT AMOUNT: \$77,428.24

THE LAND referred to in this Commitment is described as follows:

ALL THAT CERTAIN piece of parcel of land situate in the Fifteenth Ward of the City of Harrisburg (formerly Susquehanna Township), County of Dauphin, Commonwealth of Pennsylvania.

BEGINNING on the north side of North Street at line of Lot now or late of Charles Carr; thence eastwardly along the north side of North Street twenty (20) feet to the line of Lot now or late of Michael McCloskey; thence northwardly along the line of said Lot one hundred and ten (110) feet to the southern line of a twenty (20) feet wide alley; thence westwardly along the southern line of said alley twenty (20) feet to the line of Lot now or late of Charles Carr; thence Southwardly along the line of said Lot, one hundred and ten (110) feet to the north side of North Street, the place of BEGINNING.

HAVING thereon erected a frame dwelling house known as 1936 North Street, Harrisburg, Pennsylvania.

UNDER AND SUBJECT to all conditions, easements, restrictions, reservations and rights of way record.

BEING THE SAME PREMISES which Michael A. Duvall and Susan E. Duvall by Deed dated December 14, 2007 and recorded

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December 17, 2007 in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania in Instrument Number 20070049711 granted and conveyed unto Yvonne Smith.

PARCEL #15-009-045-000-0000

SEIZED AND SOLD as the property of Yvonne Smith under judgment # 2020-CV-12266

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 20

ANDREW MARLEY, ESQUIRE

JUDGMENT AMOUNT: \$213,663.24

ALL THAT CERTAIN PARCEL OF GROUND SITUATE IN LOWER PAXTON TOWNSHIP, DAUPHIN COUNTY, PENNSYLVANIA, KNOWN AS SPRINGFORD VILLAGE PHASE VII, SECTION 3 AND MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT, SAID POINT BEING INTERSECTION STATION 28+00.84 OF NORTH HIGHLANDS DRIVE AND STATION 9+65.24 OF SOUTH HIGHLANDS CIRCLE; THENCE PROGRESSING NORTH 44 DEGREES 22 MINUTES 38 SECONDS EAST, A DISTANCE OF 107.65 FEET TO A POINT; THENCE PROGRESSING SOUTH 45 DEGREES 37 MINUTES 22 SECONDS EAST, A DISTANCE OF 25.00 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTH HIGHLANDS CIRCLE, THE POINT OF BEGINNING; THENCE PROGRESSING ALONG A CURVE TO THE LEFT WITH A RADIUS OF 200.00, AN ARC LENGTH OF 36.53, AND A CHORD BEARING AND LENGTH OF NORTH 39 DEGREES 08 MINUTES 38 SECONDS EAST, A DISTANCE OF 36.48 FEET TO A POINT; THENCE PROGRESSING SOUTH 56 DEGREES 05 MINUTES 20 SECONDS EAST, A DISTANCE OF 132.11 FEET TO A POINT; THENCE PROGRESSING SOUTH 44 DEGREES 22 MINUTES 38 SECONDS WEST, A DISTANCE OF 66.33 FEET TO A POINT; THENCE PROGRESSING NORTH 45 DEGREES 37 MINUTES 22 SECONDS WEST, A DISTANCE OF 126.58 FEET TO A POINT; THENCE PROGRESSING NORTH 44

DEGREES 22 MINUTES 38 SECONDS EAST, A DISTANCE OF 6.00 FEET TO A POINT, THE POINT OF BEGINNING

ALSO KNOWN AS 6283 S. Highlands Circle, Harrisburg, PA 17111

PARCEL ID: 35-117-078

BEING the same premises which Michael J. Lupacchini, single man by Deed dated September 17, 2007 and recorded in the Office of Recorder of Deeds of Dauphin County on September 20, 2017 at Book/Page or Instrument # 20070038124 granted and conveyed unto Harry Stevens, III, Single man.

SEIZED AND SOLD as the property of Harry Stevens, III and The United States of America under judgment # 2020-CV-11268

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 21

NO. 2020-CV-11395-MF

ANDREW J. MARLEY, ESQUIRE

JUDGMENT AMOUNT: \$102,195.87

ALL THAT CERTAIN LOT, PARCEL OR TRACT OF LAND SITUATE IN SOUTH HANOVER TOWNSHIP, DAUPHIN COUNTY, PENNSYLVANIA, MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A STEEL STUD, SAID STUD BEING ON THE PRESENT CENTERLINE OF TOWNSHIP HIGHWAY #407 LEADING FROM HUMMELSTOWN TO HANOVERDALE AND FORTY-FOUR AND FIFTY HUNDREDTHS (44.50) FEET FROM THE NORTHEASTERN CORNER OF THE IVAN HELMIG FRAME DWELLING; THENCE ALONG THE CENTERLINE OF SAID TOWNSHIP ROAD SOUTH EIGHTY-THREE (83) DEGREES TEN (10) MINUTES EAST A DISTANCE OF TWELVE (12) FEET TO ANOTHER STUD ON THE CENTERLINE OF SAID ROAD; THENCE ALONG THE WESTERN SIDE OF LAND OF A PRIOR GRANTOR AND THE EASTERN SIDE OF A TWELVE (12) FEET WIDE RIGHT OF WAY SOUTH A DISTANCE OF ONE HUNDRED SIXTY-SIX AND FORTY HUNDREDTHS (166.40) FEET TO A STAKE; THENCE ALONG THE SAME LAND SOUTH EIGHTY-FOUR (84) DEGREES SIX (6) MINUTES EAST A DISTANCE OF FIVE HUNDRED FOURTEEN AND THIRTY

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HUNDREDTHS (514.30) FEET TO AN IRON PIPE; THENCE SOUTH SEVENTY-FIVE (75) DEGREES SIXTEEN (16) MINUTES EAST ONE HUNDRED THIRTEEN AND SEVENTY-FIVE HUNDREDTHS (113.75) FEET TO A PIN; THENCE SOUTH SEVENTY-FIVE FEET SIX INCHES (75' 6") TO A PIN; THENCE ALONG LAND OF A PRIOR GRANTOR SOUTH FORTY-NINE (49) DEGREES FIFTY-NINE (59) MINUTES EAST ONE HUNDRED THIRTY-SEVEN (137) FEET TO A DAM BREAST; THENCE IN A FOUR (4) TEST WIDE STREAM SOUTH SEVENTY-TWO (72) DEGREES NINE (9) MINUTES EAST SEVENTY-THREE AND SIXTY HUNDREDTHS (73.60) FEET TO AN IRON PIN IN THE MIDDLE OF SAID STREAM; THENCE SOUTH THIRTY-SIX (36) DEGREES TWENTY-NINE (29) MINUTES EAST TEN (10) FEET FROM AN EVERGREEN TREE LINE TO A STAKE ON PROPERTY LINE NOW OR FORMERLY OF THE WAGNER TRACT A DISTANCE OF FOUR HUNDRED FORTY-FIVE AND SIXTY HUNDREDTHS (445.60) FEET; THENCE ALONG THE NORTHERN LINE OF PROPERTY NOW OR FORMERLY OF THE WAGNER TRACT NORTH EIGHTY-THREE (83) DEGREES EIGHTEEN (18) MINUTES WEST ONE THOUSAND ONE HUNDRED SIXTY-SEVEN AND EIGHTY-FIVE HUNDREDTHS (1,167.85) FEET TO A HICKORY TREE; THENCE ALONG LAND NOW OR FORMERLY OF DR. HAAS NORTH THIRTEEN (13) DEGREES TWO (2) MINUTES EAST THREE HUNDRED SIXTY-THREE (363) FEET TO A POST ON PROPERTY LINE NOW OR FORMERLY OF IVAN HELMIG; THENCE DUE EAST ALONG PROPERTY NOW OR FORMERLY OF IVAN HELMIG A DISTANCE OF FOURTEEN AND TWENTY-FIVE HUNDREDTHS (14.25) FEET TO A CONCRETE MONUMENT; THENCE ALONG THE EASTERN SIDE OF PROPERTY NOW OR FORMERLY OF IVAN HELMIG AND THE WESTERN SIDE OF THE AFOREMENTIONED TWELVE (12) FEET WIDE RIGHT-OF-WAY DUE NORTH TWO HUNDRED NINETY-TWO (292) FEET THROUGH A CONCRETE MONUMENT TO A STEEL STUD ON THE CENTERLINE OF THE AFORESAID TOWNSHIP HIGHWAY #407, THE PLACE OF BEGINNING.

THE IMPROVEMENTS THEREON BEING COMMONLY KNOWN AS 292 GRANDVIEW, HUMMELSTOWN, PENNSYLVANIA 17036.

PARCEL ID: 56-006-019-000-0000

BEING the same premises which Steve E. Custer, a married man by Deed dated March 27,

2006 and recorded in the Office of Recorder of Deeds of Dauphin County on April 4, 2006 at Book/Page or Instrument # 20060012689 granted and conveyed unto Steve E. Custer, a single man, as sole owner, his personal representatives and assigns.

SEIZED AND SOLD as the property of Steve E. Custer under judgment # 2020-CV-11395

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 22

PAULA J. McDERMOTT, ESQUIRE

JUDGMENT AMOUNT: \$26,501.07

ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATE IN LOWER PAXTON TOWNSHIP, COUNTY OF DAUPHIN AND COMMONWEALTH OF PENNSYLVANIA, MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT ON THE WESTERN LINE OF PAXTON DRIVE, NINETY-FIVE AND SEVEN HUNDREDTHS (95.07) FEET NORTH OF THE NORTHWEST CORNER OF THE INTERSECTION OF PAXTON DRIVE AND CLUB DRIVE, ALSO BEING AT THE DIVIDING LINE BETWEEN LOT NOS. 70 AND 71 ON THE HEREINAFTER MENTIONED PLAN OF LOTS; THENCE NORTH EIGHTY-FIVE DEGREES WEST (N 85° W) ALONG SAME, ONE HUNDRED TWENTY-FIVE (125) FEET TO A POINT; THENCE NORTH FIVE DEGREES EAST (N 05° E) NINETY-FIVE (95) FEET TO A POINT AT THE DIVIDING LINE BETWEEN LOT NOS. 69 AND 70 ON SAID PLAN; THENCE SOUTH EIGHTY-FIVE DEGREES EAST (S 85° E) ALONG SAME, ONE HUNDRED TWENTY-FIVE (125) FEET TO A POINT ON THE WESTERN LINE OF PAXTON DRIVE; THENCE SOUTHWARDLY ALONG SAME, NINETY-FIVE FEET TO A POINT, THE PLACE OF BEGINNING.

BEING LOT NO. 70 ON PLAN OF BLUE RIDGE PARK, SAID PLAN BEING RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR DAUPHIN COUNTY, IN PLAN BOOK "U", PAGE 35.

PARCEL #: 35-010-020

ALSO KNOWN AS: 2168 PAXTON DR., HARRISBURG, PENNSYLVANIA 17110.

Advertisements appearing for First Time

Miscellaneous Notices

SEIZED AND SOLD as the property of Mark Gaspich and his unknown heirs, successors and assigns under judgment # 2019-CV-03706

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 23

**MICHELLE PIERRO, ESQUIRE
JUDGMENT AMOUNT: \$151,120.25**

ALL THAT CERTAIN tract or parcel of land situate in the Fifth Ward of the City of Harrisburg, Dauphin County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point on the north side of Boas Street, which point is one hundred (100) feet in a westerly direction from the western line of Green Street westwardly sixteen (16) feet to a point, which point is in the division line of the property herein described and property now or late of the heirs of Mary Reese; thence along the said division line parallel with Green Street northwardly ninety-five (95) feet, more or less, to a point, which point is on the division line of property herein described and property now or late of Jesse Wingert; thence by last mentioned division line eastwardly sixteen (16) feet to a point in the division line of property herein described and property now or late of Mrs. W.F. Fells; and thence said last mentioned division line parallel with Green Street ninety-five (95) feet, more or less, to Boas Street, the point of BEGINNING.

HAVING thereon erected a dwelling known and numbered as 224 Boas Street, Harrisburg, PA 17102.

BEING TAX PARCEL NO.: 05-019-029

PREMISES BEING: 224 Boas Street, Harrisburg, PA 17102

BEING THE SAME premises which Daniel Willard Hoch, Executor of the Estate of Elmira K. Hoch, deceased, by deed dated August 29, 1991, and recorded August 29, 1991, in the Office of the Recorder of Deeds in and for the County of Dauphin, Deed Book 1620, Page 485, granted and conveyed unto, Dimitrios E. Dimitrakopoulos and Athena N. Dimitrakopoulos, his wife, in fee.

SEIZED AND TAKEN in execution as the property of Athena N. Dimitrakopoulos and Dimitrios E. Dimitrakopoulos, Mortgagors herein, under Judgment No. 2017-CV-3564.

NOTICE is further given to all parties in interest and claimants. A proposed schedule of distribution of the proceeds in the sale will be filed by the Sheriff of Dauphin County, Pennsylvania on a date specified by the Sheriff not later than thirty (30) days after sale and distribution of said proceeds will be made in accordance with said proposed schedule of distribution unless exceptions are filed thereto within ten (10) days thereafter.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 24

**LEON P. HALLER, ESQUIRE
JUDGMENT AMOUNT: \$92,082.59**

ALL THAT CERTAIN Unit, being Unit No. 4525 (the "Unit"), of Waverly Woods I, a Condominium (the "Condominium"), located in Susquehanna Township, Dauphin County, Pennsylvania, which Unit is designated in the Declaration of Condominium of Waverly Woods I, a Condominium (the "Declaration of Condominium") and Declaration Plats and Plans recorded in the Office of the Dauphin County Recorder of Deeds in Record Book 3381, Page 68, together with any and all amendments thereto.

TOGETHER with the undivided percentage interest in the Common Elements appurtenant to the Unit as more particularly set forth in the aforesaid Declaration of Condominium, as last amended.

TOGETHER with the right to use the Limited Common Elements applicable to the Unit being conveyed herein, pursuant to the Declaration of Condominium and Declaration Plats and Plans, as last amended.

UNDER AND SUBJECT to any and all covenants, conditions, restrictions, rights-of-way, easements and agreements of record in the aforesaid Office, the aforesaid Declaration of Condominium, and matters which a physical inspection and survey of the Unit and Common Elements would disclose.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

HAVING THEREON ERECTED A DWELLING KNOWN AND NUMBERED AS: 4525 N.

Advertisements appearing for First Time

Miscellaneous Notices

PROGRESS AVENUE, HARRISBURG, PA 17110

PARCEL #: 62-081-030-000-0000
BEING THE SAME PREMISES WHICH North Monroe Properties, LLC, by deed dated January 4, 2018 and recorded January 19, 2018, Dauphin County Instrument No. 2018-0001562, granted and conveyed unto Jennifer L. Ulsh.

TO BE SOLD AS THE PROPERTY OF KEYSTONE GUARDIANSHIP SERVICES, GUARDIAN OF THE ESTATE OF JENNIFER L. ULSH, AN INCAPACITATED INDIVIDUAL UNDER JUDGMENT NO. 2021 CV 1843.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 25

LEON HALLER, ESQUIRE

JUDGMENT AMOUNT: \$114,873.00

ALL THAT CERTAIN piece or parcel of land situate in the Township of Susquehanna, County of Dauphin and Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point on the northern side of Hillcrest Road, said point being 280 feet West of the northwest corner of Hillcrest Road and Clinton Road; thence North 45 minutes East, 120 feet to a point; thence South 89 degrees 15 minutes East 75 feet to a point on the western boundary line of Lot No. 80; thence along said line South 45 minutes West 120 feet to a point on the northern side of Hillcrest Road; thence along the northern side of Hillcrest Road, North 89 degrees 15 minutes West, 75 feet to a point, the place of BEGINNING.

BEING Lot No. 79, Section "B" in the Plan of Park Manor as recorded in the Dauphin County Recorder's Office in Plan Book "O", Page 56.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

HAVING THEREON ERECTED A DWELLING KNOWN AND NUMBERED AS: 3502 HILLCREST ROAD, HARRISBURG, PA 17109

PARCEL #: 62-024-032-000-0000

BEING THE SAME PREMISES WHICH Gerald J. Jeneski, Jr., by deed dated June 25, 2010 and recorded July 13, 2010, Dauphin County Instrument No. 2010-0019876, granted and conveyed unto Gerald J. Jeneski, Jr. Gerald J. Jeneski, Jr. died on February 2, 2020. There is no known estate. Anthony Jeneski, his son, is the sole known heir. All other heirs are unknown.

TO BE SOLD AS THE PROPERTY OF ANTHONY JENESKI, IN HIS CAPACITY AS KNOWN HEIR OF GERALD J. JENESKI, JR., DECEASED UNDER JUDGMENT NO. 2020-CV-11657

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 26

ANDREW J. MARLEY, ESQUIRE

JUDGMENT AMOUNT: \$232,647.41

ALL THAT CERTAIN lot or piece of ground situate in Penbrook Borough, County of Dauphin, Commonwealth of Pennsylvania, more particularly bounded and described as follows:

BEGINNING at a point on the southwest corner of Canby and Elm Streets; thence southwestwardly along the western line of said Elm Street 78.80 feet, more or less, to a point at the land now or late of Maggie C. Ludwig; thence by line of same westwardly and parallel with Canby Street 35.80 feet, more or less to a point; thence northwardly and a right angle to Canby Street a distance of 61.30 feet to the southern line of Canby Street; thence eastwardly along the southern line of Canby Street 84.70 feet, more or less, to the southeast corner of Canby and Elm Street, the place of BEGINNING.

BEING known as 2705 Canby Street, Harrisburg, PA 17103

PARCEL # 49-014-011-000-0000

FEE SIMPLE Title Vested in Chad Shull and Djenabou Diallo, as joint tenants with the right of survivorship from Vanessa M. Joines, now by marriage Vanessa M. Bohner and David Bohner wife and husband by dated 06/29/2006, recorded 07/03/2006, in the Dauphin County Clerk's Office in deed Instrument No 20060026338.

Advertisements appearing for First Time

Miscellaneous Notices

NOTICE IS FURTHER given to all parties in interest and claimants. A proposed scheduled of distribution of the proceeds of the above sale will be filed by the Sheriff of Dauphin County, Pennsylvania on or about _____ and distribution of said proceeds will be made in accordance with said proposed schedule of distribution unless exceptions are filed thereto within ten (10) days thereafter.

SEIZED AND SOLD as the property of Djenabou C. Diallo a/k/a Djenabou Diallo and Chad Shull under judgment # 2019-CV-2947

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 27

LESLIE J. RASE, ESQUIRE

JUDGMENT AMOUNT: \$106,824.58

ALL THAT CERTAIN piece or parcel of land situate in Lower Paxton Township, more particularly bounded and described as follows, to wit:

BEGINNING at a point on the Eastern line of Point Drive, (now known as Oak Knoll Drive) said point being a corner common to Lots Nos. 24 and 25 on the hereinafter mentioned Plan of Lots; thence along the Eastern line of Point Drive (now known as Oak Knoll Drive) following a curve to the right having a radius of 580 feet, an arc length of 5010 feet to a point, said point being a corner common to Lots Nos. 25 and 26; thence along dividing line between Lots Nos. 25 and 26 North 89 degrees 22 minutes 02 seconds East, 165.60 feet to a point, said point being a corner common to Lots Nos. 25 and 26 and also being the line of lands now or formerly of Sunnyhill Estates; thence along line of lands now or formerly of Sunnyhill Estates North 01 degree 40 minutes 06 seconds East, 64.84 feet to a point, said point being a corner common to Lots Nos. 24 and 25; thence along dividing line between Lots Nos. 24 and 25 South 84 degrees 25 minutes 05 seconds West, 171 feet to a point, the place of BEGINNING.

BEING Lot No. 25 on the Subdivision Plan for Hidden Lake, Phase IX recorded in the Office of the Recorder of Deeds in and for Dauphin County in Plan Book K-5, Pages 41-44, Containing 9,625 square feet.

HAVING THEREON ERECTED dwelling known and numbered 1035 Oak Knoll Drive, Harrisburg, Pennsylvania 17111.

UNDER AND SUBJECT, NEVERTHELESS, to the Hidden Lake Declaration of Covenants, Conditions and Restrictions as recorded in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania in Record Book 1189, Pages 106-194, and Amendment recorded in Record Book 1708, Page 440 and under and subject to First Amendment to Declaration of Covenants, Conditions and Restrictions (of Hidden Lake), recorded in the aforesaid office in Record Book 1335, Page 453 and Hidden Lake Third Enabling Declaration recorded in the aforesaid office in Record Book 1801, Page 106, and Declaration of Covenants, Conditions and Restrictions of Summit Pointe at Hidden Lake recorded in the aforesaid office in Record Book 1801, Page 59, and amendments thereto, and conditions, restrictions, rights of way, easements and agreements of record.

UNDER AND SUBJECT, nevertheless, to easements, restrictions, reservations, conditions and rights of way of record or visible upon inspection of premises

PARCEL ID # 35-114-144-000-0000

BEING KNOWN AS (for informational purposes only): 1035 Oak Knoll Drive, Harrisburg, PA 17111

BEING THE SAME PREMISES which Jeane M. Motter, single person by Deed dated July 22, 2005 and recorded July 26, 2005 in Book 6106, Page 491 in the Office of the Recorder of Deeds in and for the County of Dauphin, Pennsylvania granted and conveyed unto Alfonso J. Ugarte and Eleanor D. Ugarte, husband and wife, in fee.

AND THE SAID Alfonso J. Ugarte departed this life on or about May 19, 2018 thereby vesting title unto Eleanor D. Ugarte by operation of law.

AND THE SAID Eleanor D. Ugarte departed this life on or about January 5, 2019 thereby vesting title unto Catherine Adrienne Ugarte as Executrix of the Estate of Eleanor D. Ugarte, deceased.

SEIZED AND SOLD as the property of Catherine Adrienne Ugarte, Executrix of the Estate of Eleanor D. Ugarte a/k/a Eleanor Deane Ugarte, deceased under judgment number 2020-CV-11389-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

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Miscellaneous Notices

SALE NO. 28

NICHOLAS J. ZABALA, ESQUIRE

JUDGMENT AMOUNT: \$37,656.61

ALL THAT CERTAIN piece or lot of ground situated in Gratz Borough, Dauphin County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the north side of Market Street and Lot of William R. Shade, Jr.; thence along said Shade Lot north two hundred (200) feet in North Alley; thence along said alley east, fifty (50) feet to Lot of Gerald C. Stauffer; thence along said Stauffer Lot south two hundred (200) feet to said Market Street; thence along said Market Street west (50) feet to the place of BEGINNING.

BEING Lot 3 as laid out in the general plan of Gratz Borough, having therein erected a dwelling house and other outbuildings.

BEING KNOWN AS: 137 W. MARKET STREET, GRATZ, PA 17030

PROPERTY ID NUMBER: 27-003-016-000-0000

BEING THE SAME PREMISES, WHICH ASSOCIATES CONSUMER DISCOUNT COMPANY BY DEED DATED 6/23/1999 AND RECORDED 6/25/1999 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 3440 AT PAGE 457, GRANTED AND CONVEYED UNTO HOWARD A. OSMAN, NOW DECEASED.

SEIZED AND SOLD as the property of Hazel Barry, solely in her capacity as heir of Howard A. Osman, deceased; Mary Lou Bixler, solely in her capacity as heir of Howard A. Osman, deceased; Ethel Mutschler, solely in her capacity as heir of Howard A. Osman, deceased; Charles Osman, solely in his capacity as heir of Howard A. Osman, deceased; David Osman, solely in his capacity as heir of Howard A. Osman, deceased; Dean Osman, solely in his capacity as heir of Howard A. Osman, deceased; Jamie Osman, solely in his capacity as heir of Howard A. Osman, deceased; Jessie Osman, solely in his capacity as heir of Howard A. Osman, deceased; Pamela Osman, solely in her capacity as heir of Howard A. Osman, deceased; Tammy Osman, solely in her capacity as heir of Howard A. Osman, deceased; Russell A. Osman, Sr., solely in his capacity as heir of Howard A. Osman, deceased; Carol Pasirba, solely in her capacity as heir of Howard A. Osman, deceased; Rose Reedy, solely in her capacity as heir of Howard A. Osman, deceased; Mae Vivian, solely in her capacity as heir of Howard A. Osman, deceased; Emma Wolfgang a/k/a Emma Gaydos, solely in her capacity as heir of Howard A. Osman, deceased under judgment # 2020-CV-00577

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 29

MICHELLE PIERRO, ESQUIRE

JUDGMENT AMOUNT \$20,943.20

ALL THAT CERTAIN, TRACT OR PARCEL OF LAND AND PREMISES, SITUATE, LYING AND BEING IN THE TOWNSHIP OF DERRY, COUNTY OF DAUPHIN, AND COMMONWEALTH OF PENNSYLVANIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING AT A POINT IN THE CENTER LINE OF MULENBURG AVENUE AND AT THE NORTHEAST CORNER OF LOT NO. 8 ON PLAN OF LOTS HEREINAFTER MENTIONED; THENCE ALONG THE EASTERN LINE OF LOT NO. 8, SOUTH THIRTY-NINE (39) DEGREES EAST ONE HUNDRED SIXTY-TWO AND EIGHT-TENTHS (162.8) FEET TO A POINT IN LINE OF LANDS NOW OR FORMERLY OF HERSHEY ESTATES; THENCE ALONG THE SAME NORTH FIFTY ONE (51) DEGREES EAST NINETY-NINE AND EIGHT-TENTHS (99.8) FEET TO A POINT IN THE WESTERN LINE OF LOT NO. 6; THENCE ALONG SAID LINE OF LOT NO. 6 NORTH THIRTY-NINE (39) DEGREES WEST ONE HUNDRED FORTY-EIGHT AND EIGHT-TENTHS (148.8) FEET TO A POINT IN THE CENTER OF MULENBURG AVENUE; THENCE ALONG SAID CENTER LINE OF MULENBURG AVENUE SOUTH FIFTY-NINE (59) DEGREES WEST ONE HUNDRED AND SEVENTY-EIGHT ONE HUNDRETHS (100.78) FEET TO A POINT, THE PLACE OF BEGINNING.

BEING LOT NO. 7 ON REVISED PLAN OF FISHBURN FIELDCREST DATED JANUARY 21, 1961.

HAVING thereon erected a dwelling known and numbered as 115 MULENBURG AVENUE, HERSHEY, PA 17033

BEING TAX PARCEL NO. 24-062-023

PREMISES BEING: 115 Muhlenberg Ave., Hershey, PA 17033

BEING the same premises which Bradley E. Haubert and Pamela A. Haubert, husband and wife, by Deed dated May 28, 2008, and recorded June 2, 2008, in the Office of the Recorder of Deeds in and for the County of Dauphin,

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Miscellaneous Notices

Instrument No. 20080020223, granted and conveyed unto, Liela M. Kim, in fee.

SEIZED AND TAKEN in execution as the property of Liela M. Kim, Mortgagors herein, under Judgment No. 2020-CV-11528

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 30

EMMANUEL J. ARGENTIERI, ESQUIRE
JUDGMENT AMOUNT: \$216,456.77

SITUATED in the Township of Swatara in the County of Dauphin in the Commonwealth of Pennsylvania.

ALL THAT CERTAIN piece or parcel of land situate in Swatara Township in the County of Dauphin, Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at the northwest corner of Rutherford Street and Peiffer's Lane; thence westwardly along the northern line of Rutherford Street, 80 feet to the division line between Lots Nos. 452 and 453 on the Plan of Lots hereinafter mentioned; thence northwardly along the said division line 126.40 feet to a point in the boundary line on the said plan; thence eastwardly in a line parallel with Rutherford Street and along the said boundary line 84.7 feet to the western line of Peiffer's Lane and thence southwardly along the western line of Peiffer's Lane 126.10 feet to the place of BEGINNING.

BEING Lots Nos, 453, 454, 455 and 456 on the Plan of Lots known as "Oakleigh", which plan is recorded in the Office of the Recorder of Deeds in and for Dauphin County in Plan Book G, Page 78.

BEING KNOWN and numbered as 3940 Rutherford Street, Harrisburg, PA 17111 Being TAX PARCEL ID No. 63-007-014

TITLE TO SAID PREMISES IS VESTED IN Alicia Vega, single, by Deed dated October 28, 2004 conveying from James R. Savard, Administrator of the Estate of Gene E. Mitchell a/k/a Gene Elwood Mitchell, recorded November 11, 2004, in Book 5745, Page 197.

SEIZED AND TAKEN in execution as the property of Estate of Alicia Vega, deceased, last record owner/mortgager c/o Maria Dominguez, known heir of Alicia Vega; Maria Dominguez; Pedro Vega, known heir of Alicia Vega; Riscardo Vega, known heir of Alicia Vega; Unknown heirs, devisees and personal

representatives of Alicia Vega and his, her, their or any of their successors in right, title and interest c/o Maria Dominguez, known heir of Alicia Vega, Mortgagors herein, under Judgment No. 2020-CV-6260-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 31

LEON HALLER, ESQUIRE
JUDGMENT AMOUNT: \$50,903.66

ALL THAT CERTAIN tract or parcel of land and premises, situate, lying and being in the City of Harrisburg in the County of Dauphin and Commonwealth of Pennsylvania, more particularly described as follows:

BEGINNING at a point on the southern side of Berryhill Street, which point is 21 feet 4 inches east of the southeastern corner of Hummel and Berryhill Streets, said point being opposite the center of the partition wall between premises known as 1241 and 1243 Berryhill Street; thence southwardly through the center of said partition wall and beyond 100 feet to the northern line of Albert Street; thence eastwardly along the northern line of said Albert Street, 19 feet 8 inches to a point on the line between premises 1243 and 1245 Berryhill Street; thence northwardly along said line and through the center of the partition wall between premises known as 1243 and 1245 Berryhill Street, 100 feet to a point at the southern line of Berryhill Street; thence westwardly along the southern line of Berryhill Street, 19 feet 8 inches to the point opposite the center of the partition wall between premises 1241 and 1243 Berryhill Street, the place of BEGINNING.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

HAVING THEREON ERECTED A DWELLING KNOWN AND NUMBERED AS:

Advertisements appearing for First Time

Miscellaneous Notices

1243 BERRYHILL STREET, HARRISBURG, PA 17104

PARCEL #: 02-040-019-000-0000
BEING THE SAME PREMISES WHICH Randolph A. Eisner, et ux., et al., by Deed dated April 24, 2006 and recorded May 31, 2006, Dauphin County Instrument No. 2006-0021076, granted and conveyed unto Mary E. Seif.

TO BE SOLD AS THE PROPERTY OF MARY E. SEIF UNDER JUDGMENT NO. 2021-CV-1844-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 32

ANDREW J. MARLEY, ESQUIRE
JUDGMENT AMOUNT: \$32,916.36

ALL THAT CERTAIN lot or ground, with the improvements thereon erected, situate in the 9th Ward of the City of Harrisburg, Dauphin County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the Western side of South 17th Street, 38 feet, more or less, North from the Northwestern corner of South 17th Street and Thompson Street, at the Northeastern corner of lot now or late of Edward W. Neiman, et ux; thence westwardly along said line and parallel with Thompson Street, 95 feet, more or less, to the Eastern fine of property now or late of E. Leonora Long; thence northwardly along said line, at right angles with Thompson Street, 18 feet, more or less, to the Southern line of property now or late of Karl N. Wadlich; thence eastwardly along said line and parallel with Thompson Street 87 feet, more or less, to the Western side of South 17th Street; and thence southwardly along the Western side of South 17th Street, 20 feet, more or less, to the place of BEGINNING.

UNDER AND SUBJECT to covenants, conditions, reservations, restrictions, easements, and right of ways of record.

HAVING thereon erected a 2½ story dwelling house known as No. 320 South 17th Street, Harrisburg, Pennsylvania 17104.

BEING THE SAME PREMISES which Thu-Dao T. Huynh, by his deed to be recorded simultaneously herewith in the Office of the Recorder of Deeds of Dauphin County, granted and conveyed unto Andre V. Redmond,

ALSO KNOWN as 320 South 17th Street, Harrisburg, PA 17104

PARCEL ID 09-070-031-000-0000

BEING the same premises which Thu-Dao T. Huynh, an adult individual by Deed dated 11/16/2007 and recorded in the Office of Recorder of Deeds of Dauphin County on 11/20/2007 at Book/Page or Instrument # 20070046437 granted and conveyed unto Andre V. Redmond, a single man.

SEIZED AND SOLD as the property of Andre V. Redmond under judgment # 2020-CV-8953

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 33

BRADLEY J. OSBORNE, ESQUIRE
JUDGMENT AMOUNT \$82,409.94

ALL THAT CERTAIN tract or piece of land situate in the Township of Londonderry, County of Dauphin, Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point on the western right-of-way line of Round Top Road (L.R. 22015) at line of Lot No. 6 of the Frances W. McGrath Subdivision, which Plan is recorded in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania, in Plan Book "W", Volume 2, Page 97 and 97-A; thence along the aforementioned Lot No. 6, North fifty-two (52) degrees zero (0) minutes, zero (00) seconds West, a distance of 209.58 feet to a point; thence continuing along said Lot No. 6, North forty-six (46) degrees eighteen (18) minutes zero (00) seconds West, a distance of 20.10 feet to a point; thence along other lands of the former Grantors, of which this was formerly a part, North thirty eight (38) degrees zero (0) minutes zero (00) seconds East, a distance of 92.50 feet to a point; thence still along same, South fifty-two (52) degrees zero (0) minutes zero (00) seconds East, a distance of 185.00 feet to a point; thence still along same, South fifty-five (55) degrees sixteen (16) minutes fourteen (14) seconds East; a distance of 35.06 feet to a point on the western right-of-way line of Round Top Road (L.T. 22015) aforesaid; thence along the western right-of-way line of Round Top Road (L.R. 22015) the following two courses and distances; (1) South thirty-eight (38) degrees zero (0) minutes zero (00) seconds West, 39.35 feet; and (2) South twenty-eight (28) degrees thirty (30) minutes zero (00) seconds West, 58.05 feet to a point, the place of BEGINNING.

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Miscellaneous Notices

CONTAINING 21,082 square feet.

BEING Lot No. 7-8 of the Subdivision Plan of Lot No. 7, prepared for Larry E. Peters by Robert G. Sherrick, Registered Surveyor, on July 8, 1979, and recorded in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania, in Plan Book "G", Volume 3, Page 91.

BEING THE SAME PREMISES which Phillip M. Horvat, Jr. and Debra R. Horvat, husband and wife, by Deed dated October 6, 2005 and recorded on October 19, 2005, in the Dauphin County Recorder of Deeds Office at Deed Book Volume 6240 at Page 293, granted and conveyed unto Vince K. Smith and Ruth G. Crouse, husband and wife. The said Ruth G. Crouse departed this life on or about November 3, 2017 whereby title vested solely in Vince K. Smith. The said Ruth G. Crouse departed this life on November 3, 2017, vesting title solely in Vince K. Smith. The said Vince K. Smith died an intestate resident of Dauphin, Pennsylvania on October 27, 2018. Decedent's Estate was raised and Letters of Administration were issued to Raymond P. Crouse at File No. 2219-0376 by the Dauphin County Register of Wills. Whereby title to this property vested in Raymond P. Crouse, as Administrator of the Vince K. Smith, deceased.

TAX PARCEL No. 34-005-09534-005-095-000-0b00

PREMISES BEING Known as 795 Roundtop Road, Middletown, PA 17057

SEIZED AND TAKEN in execution as the property of Raymond P. Crouse, as Administrator of the Vince K. Smith, deceased in execution of Dauphin County Judgment No. 2020-CV-12220-MF.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 34

LEON P. HALLER, ESQUIRE

JUDGMENT AMOUNT: \$74,819.78

ALL THAT CERTAIN lot or piece of land situate in the Borough of Williamstown, County of Dauphin and Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

HAVING a frontage of 47 feet 6 inches on East Market Street (formerly known as Valley Street) and extending back the distance of 150 feet of even width; being bounded on the West by lands

now or formerly of J.W. Park; on the East by lands now or formerly of E. G. Savage; on the North by East Market Street; and on the South by an Alley.

HAVING THEREON ERECTED A DWELLING KNOWN AS: 218 E. MARKET STREET, WILLIAMSTOWN, PA 17098.

TAX PARCEL: 70-006-004

BEING THE SAME PREMISES WHICH Garth L. and Gail C. Winger, by Deed dated August 31, 2004 and recorded September 2, 2004 to Dauphin County Deed Book 5662, Page 239, granted and conveyed unto Gregory A. Daniels and Amy N. Bencscoter.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

SEIZED AND SOLD AS THE PROPERTY OF AMY N. BENSCOTER AND GREGORY A. DANIELS UNDER JUDGMENT NO. 2018-CV-06969-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 36

EDWARD G. PUHL, ESQUIRE

JUDGMENT AMOUNT: \$148,426.19

Property Address: 7430 Jonestown Road, Harrisburg, PA 17112

Tax Parcel: 68-022-035-000-0000

ALL THAT CERTAIN tract, piece or parcel of land situate in West Hanover Township, Dauphin County, Pennsylvania, and separately bounded and described as follows:

BEGINNING at a point in the center of the road leading from Harrisburg to Jonestown at a point of other lands now or formerly of Alice Lee Myers; thence along the center line of the aforementioned road North 40 degrees 13 minutes East 100 feet to a point; thence by the same North 44 degrees 29 minutes East 110 feet to a point; thence North 21 degrees 50 minutes West 656.08 feet to a stake; thence South 68

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degrees 10 minutes West 189.6 feet to an iron pipe; thence South 21 degrees 50 minutes East 747 feet to a point and the place of BEGINNING.

THIS TRACT is bounded by lands now or formerly of Mary J. Behm on the west.

HAVING thereon erected a single 1½-story masonry dwelling with attached garage, said premises being known and numbered as 7430 Jonestown Road, Harrisburg, Pennsylvania.

BEING the same premises which David R. Simon, by her Attorney-in-Fact, Maureen C. Maxwell Simon and Maureen C. Maxwell Simon, husband and wife, by deed dated September 25, 2009, recorded September 29, 2009 to Dauphin County Instrument No. 20090032650, granted and conveyed unto Thomas Hamilton and Theresa Hamilton, husband and wife.

UNDER AND SUBJECT to all other restrictions, reservation, setback lines and rights-of-way of record.

SEIZED AND TAKEN in execution as the property of Thomas Hamilton and Theresa Hamilton, Mortgagors herein, under judgment entered to Civil Action 2020-CV- 11410-MF.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 37

ANDREW J. MARLEY, ESQUIRE
JUDGMENT AMOUNT: \$229,693.40
2020-CV-09293-MF

ALL THAT CERTAIN CONDOMINIUM UNIT BEING IN THE TOWNSHIP OF LOWER PAXTON IN THE COUNTY OF DAUPHIN AND COMMONWEALTH OF PENNSYLVANIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

UNIT NO. 4047 IN STONEGATE II CONDOMINIUM, A RESIDENTIAL CONDOMINIUM WHICH WAS SUBMITTED TO THE PROVISIONS OF THE UNIFORM CONDOMINIUM ACT, 68 P.S. §3101, ET SEQ., BY THE RECORDING OF A DECLARATION OF CONDOMINIUM DATED JUNE 6, 1994 IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR DAUPHIN COUNTY, PENNSYLVANIA ("RECORDER'S OFFICE") IN RECORD BOOK 2257, PAGE 467.

BEING THE SAME PREMISES WHICH ERIC D. KELLER AND TANGIE V. KELLER,

HUSBAND AND WIFE BY THEIR DEED DATED THE 31ST OF OCTOBER, 2001 AND TO BE RECORDED SIMULTANEOUSLY HERewith, GRANTED AND CONVEYED UNTO ERIC D. KELLER, AN ADULT INDIVIDUAL, MORTGAGOR HEREIN.

ALSO KNOWN as 4047 Greystone Drive, Harrisburg, PA 17112

PARCEL ID: 351060230000000

BEING the same premises which ERIC D. KELLER AND TANGIE V. KELLER, HUSBAND AND WIFE by deed dated October 31, 2001 and recorded in the Office of Recorder of Deeds of Dauphin County on November 2, 2001 at Book 4155, Page 240 granted and conveyed unto ERIC D. KELLER, AN ADULT INDIVIDUAL.

SEIZED AND SOLD as the property of Eric D. Keller and Tangie V. Keller under judgment # 2020-CV-09293

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 38

LESLIE J. RASE, ESQUIRE
JUDGMENT AMOUNT: \$72,453.59

ALL THAT CERTAIN tract or parcel of land situate in the Seventh Ward of the City of Harrisburg, Dauphin County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point on the Northerly line of Herr Street, which point is 60 feet West of the Northwesterly corner of Herr and May Streets; THENCE along the Northerly line of Herr Street South 80 degrees 0 minutes West 17 feet to a point at Easterly line of land now or late of Harry Frank and Elizabeth P. Frank, his wife; THENCE along same North 10 degrees 0 minutes West 100 feet to a point on the Southerly line of Sassafras Alley; THENCE along the same North 80 degrees 0 minutes East 17 feet to a point; THENCE South 10 degrees 0 minutes East 100 feet to a point, the place of BEGINNING.

PARCEL # 07-083-044-000-0000

FOR INFORMATIONAL PURPOSES ONLY: Being known as 1504 Herr Street, Harrisburg, PA 17103

BEING THE SAME PREMISES which Mary S. Diggs a/k/a Mary V. Diggs; Rene E. Hudson; Ernest J. Diggs, Jr.; Richard T. Diggs and Kevin D. Diggs, by deed dated October 30, 2006 and

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recorded November 3, 2006 in the Office of the Recorder of Deeds in and for the County of Dauphin, Pennsylvania as Instrument Number 20060045432 granted and conveyed unto Mary S. Diggs a/k/a Mary V. Diggs, in fee.

AND THE SAID Mary S. Diggs a/k/a Mary V. Diggs departed this life on or about 11/25/2018 thereby vesting title unto Ernest J. Diggs, Richard Diggs and Kevin Diggs, known heirs of Mary S. Diggs a/k/a Mary V. Diggs, deceased and unknown heirs, Successors and Assigns of Mary S. Diggs a/k/a Mary V. Diggs, deceased.

SEIZED AND SOLD as the property of Ernest J. Diggs, Jr., Executor of Mary S. Diggs a/k/a Mary V. Diggs, deceased under judgment #: 2019-CV-03357

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 39

MICHELLE PIERRO, ESQUIRE

JUDGMENT AMOUNT: \$96,072.04

ALL THOSE TWO (2) CERTAIN tracts of land situate in the Lower Paxton Township, Dauphin County, Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

TRACT No. 1

BEGINNING at an iron pin situated in a public road known as Dowhower Road (formerly Peiffer's Lane) leading southwardly from the Union Deposit Road, said iron pin being located South 07 degrees 38 minutes East, a distance of 229.53 feet from an iron pin located at corner of land now or formerly of M.W. Albright; thence along said public road (formerly known as Peiffer's Lane) South 07 degrees 38 minutes East, a distance of 131 feet to an iron pin at the dividing line between land of which this was a part and land now or formerly of Theresa Dowhower; thence along said dividing line South 79 degrees 11 minutes West, a distance of 333.53 feet to a stake; thence North 07 degrees 38 minutes West, a distance of 131 feet to a stake; thence North 79 degrees 11 minutes East, a distance of 333.53 feet to an iron pin, the place of BEGINNING.

SUBJECT to certain conditions and restrictions as appear on prior deeds of record.

TRACT NO. 2

BEGINNING at a pin in a public road known as Dowhower Road (formerly known as Peiffer's Lane) leading southwardly from the Union

Deposit Road at the northern line of land now or formerly of Albert L. Hartman et ux; thence along the northern line of said land South 79 degrees 11 minutes West, a distance of 333.53 feet to a stake on the eastern line of a 35 foot road known as Pleasant Road; thence North 07 degrees 38 minutes West, a distance of 21 feet to a point; thence North 79 degrees 11 minutes East, a distance of 333.53 feet to a pin in Dowhower Road; thence South 07 degrees 38 minutes East, a distance of 21 feet to a pin, the place of BEGINNING.

UNDER AND SUBJECT to all restrictions, reservations, easements and conditions of record and visible on the ground.

HAVING thereon erected a dwelling known and numbered as 1129 Pleasant Road, Harrisburg, PA 17111.

BEING TAX PARCEL NO.: 35-076-001

PREMISES BEING: 1129 Pleasant Road, Harrisburg, PA 17111

BEING the same premises which Randall C. Olewine and Rebecca A. Olewine, husband and wife, by Deed dated January 9, 2016, and recorded April 19, 2016, in the Office of the Recorder of Deeds in and for the County of Dauphin, Instrument No. 20160009093, granted and conveyed unto, Rebecca A. Olewine, in fee.

SEIZED AND TAKEN in execution as the property of Rebecca A. Olewine, Mortgagors herein, under Judgment No. 2015-CV-1867-MF.

NOTICE is further given to all parties in interest and claimants. A proposed schedule of distribution of the proceeds in the sale will be filed by the Sheriff of Dauphin County, Pennsylvania on a date specified by the Sheriff not later than thirty (30) days after sale and distribution of said proceeds will be made in accordance with said proposed schedule of distribution unless exceptions are filed thereto within ten (10) days thereafter.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 40

DANIELLE M. DILEVA, ESQUIRE

JUDGMENT AMOUNT: \$292,880.66

TRACT NO. 1

BEGINNING AT A POINT IN THE DIVISION LINE BETWEEN PREMISES HEREIN DESCRIBED AND OTHER LANDS OF GRANTORS, WHICH POINT IS ONE

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HUNDRED TWELVE AND THIRTY-TWO HUNDRETHS (112.32') FEET FROM THE EASTERN LINE OF DEATRICH AVENUE; THENCE, BY LANDS NOW OR LATE OF CHARLES R. LONG, ET UX. AND CALVIN W. CUNNINGHAM, ET UX., SOUTH FIFTY-THREE DEGREES, SIXTEEN MINUTES, TWO SECONDS EAST (S 53 16 02 E) ONE HUNDRED EIGHTY-TWO AND TWENTY-ONE HUNDREDTH (182.21') FEET TO A POINT; THENCE BY LANDS NOW OR LATE OF RICHARD A. BRANDT, ET UX., SOUTH SEVENTY-ONE DEGREES, TWENTY-NINE MINUTES, TEN SECONDS WEST (S 71 29 10 W) THREE HUNDRED TWENTY-EIGHT AND EIGHTY-NINE HUNDREDTHS (328.89') FEET TO A POINT; THENCE BY OTHER LANDS OF GRANTORS NORTH THIRTY-SEVEN DEGREES, FIFTY-ONE MINUTES, ZERO SECONDS EAST (N 37 51 00 E) TWO HUNDRED SEVENTY AND TWENTY SEVEN HUNDREDTHS (270.27') FEET TO THE PLACE OF BEGINNING.

CONTAINING 0.565 ACRES ACCORDING TO A SURVEY BY HERBERT, ROWLAND & GRUBIC, INC. DATED FEBRUARY 8, 1989. THE ABOVE TRACT IS SUBJECT TO THE TERMS OF THE EMAUS ORPHANS HOUSE LEASE RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR DAUPHIN COUNTY, PENNSYLVANIA IN DEED BOOK "T", VOLUME 32, PAGE 415, AND THE PREMISES WHICH ARE THE SUBJECT OF SAID LEASE ARE SUBJECT TO AN ANNUAL GROUND RENT IN THE SUM OF \$20.00 PAYABLE IN EQUAL SEMI-ANNUAL INSTALLMENTS ON APRIL 1 AND OCTOBER 1.

TRACT NO. 2

ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATE IN THE BOROUGH OF MIDDLETOWN, DAUPHIN COUNTY, PENNSYLVANIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT IN THE DIVISION LINE BETWEEN PREMISES HEREIN DESCRIBED AND TRACT NO. 1; THENCE, BY LANDS NOW OR LATE OF RICHARD A. BRANDT, ET UX., SOUTH NINETEEN DEGREES, THIRTY-SEVEN MINUTES, FIFTEEN SECONDS WEST (S 19 37 15 W) SEVENTY-THREE AND NINETY-NINE HUNDREDTHS (73.99') FEET TO A POINT; THENCE BY LANDS OF JOHN I. MESHEY, ET UX., NORTH SIXTY-THREE DEGREES, SIXTEEN MINUTES, SEVENTEEN SECONDS WEST (N 63 16 17 W) EIGHTY-ONE AND NINETY-SIX

HUNDREDS (81.96) FEET TO A POINT; THENCE BY TRACT NO. 1, NORTH SEVENTY-ONE DEGREES, TWENTY-NINE MINUTES, TEN SECONDS EAST (N 71 29 10' E) ONE HUNDRED THREE AND FORTY HUNDREDTHS (103.40) FEET TO THE PLACE OF BEGINNING.

CONTAINING 0.069 ACRES ACCORDING TO A SURVEY BY HERBERT, ROWLAND & GRUBIC, INC. DATED FEBRUARY 8, 1989. BOTH TRACT BEING THE SAME PREMISES WHICH PETER PAPPAS AND JANET L. PAPPAS, HUSBAND AND WIFE, DEED DATED APRIL 18, 1997 IN THE RECORDER'S OFFICE IN AND FOR DAUPHIN COUNTY, PA IN RECORD BOOK 2831, PAGE 285, GRANTED AND CONVEYED UNTO JAY M. STEINRUCK, SINGLE MAN, HIS HEIRS AND ASSIGNS.

BEING THE SAME PROPERTY WHICH THE ESTATE OF JAY M. STEINRUCK, BY DEED DATED JUNE 6, 2003 AND RECORDED JUNE 10, 2003 IN DBV 4958, P. 497, GRANTED AND CONVEYED UNTO GEORGE D. METZLER AND TARA L. METZLER, HUSBAND AND WIFE.

PARCEL NOS. 42-031-004 AND 42-032-018 PREMISES BEING 719 MANOR DRIVE, MIDDLETOWN, PENNSYLVANIA 17057

SEIZED AND SOLD AS THE PROPERTY OF GEORGE METZLER JR. AND TARA METZLER ACCORDING TO JUDGMENT NO. 2018-CV-02936-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 41

LAWRENCE F. BARONE, ESQUIRE
JUDGMENT AMOUNT: \$153,180.47

ALL THAT CERTAIN plot or parcel of land situated in Middle Paxton Township, Dauphin County, Pennsylvania, bounded and described as follows:

BEGINNING at a railroad spike in the center of Route 325, said point of beginning being 1852.47 feet along the center line of said road to its intersection with U.S. 22 and 322; thence along the center line of Route 325 on the following courses and distances of North 72 degrees 30 minutes East 73.31 feet to a "PK" nail, North 68 degrees 19 minutes East 77.44 feet to a "PK" nail, and North 63 degrees 59 minutes East 261.71 feet to a railroad spike;

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thence by lands now or formerly of Alice C. Ankerbrant on the following courses and distances of South 13 degrees 15 minutes East 42.00 feet to an iron pin, South 76 degrees 45 minutes West 80.00 feet to an iron pin, South 13 degrees 15 minutes East 129.37 feet to an iron pin, South 71 degrees 32 minutes West 193.76 feet to an iron pin, North 51 degrees 16 minutes West 140.84 feet to an iron pin, and North 37 degrees 19 minutes West 308.20 feet to the point of BEGINNING.

CONTAINING 137,157.90 feet or 3.15 acres.

BEING the same premises which Earl L. Fox, by his Deed dated December 24, 2001 and recorded in the Office of the Recorder of Deeds of Dauphin County, Pennsylvania, in Deed Book 4217, Page 426, granted and conveyed unto Randy E. Rudy, who, joined by his wife, Tamaryn J. Rudy, are the Grantors herein.

BEING PARCEL NO.: 43-005-078-000-0000.

BEING the property more commonly known as 1640 Mountain Road, Dauphin, PA 17018.

SEIZED AND TAKEN in execution as the property of RANDY RUDY AND TAMARYN RUDY, Defendants herein, under Judgment No. 2021-CV-608-MF.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 42

LAUREN R. TABAS, ESQ.

JUDGMENT AMOUNT: \$120,932.42

Property situate in the BOROUGH OF LYKENS, DAUPHIN County, Pennsylvania

Tax ID No. 38-014-003-000-0000

ALL THAT CERTAIN tract of land situate in the Borough of Lykens, County of Dauphin and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point on the south side of the right-of-way of the Pennsylvania Railroad Company, at the northeast corner of the lands now or formerly of Hershel Underkoffler; thence along the said railroads lands, in an Easterly direction, a distance of one hundred sixty-five (165) feet to lands now or formerly of George Kohler, Jr.; then along same, in a Southerly direction, a distance of five hundred fifty (550) feet, more or less, to lands now or formerly of Lykens Water Company; thence along same, in a Westerly direction, a distance of one hundred sixty-five (165) feet, more or

less, to lands now or formerly of Hershel Underkoffler; thence along same, in a Northerly direction, a distance of four hundred ninety (490) feet, more or less, to a point, the place of BEGINNING.

IDENTIFIED AS PARCEL NO.: 38-014-003-000-0000

BEING the same premises which Trisha L. Bressi and William A. Bressi, Jr. by Deed dated October 26, 2018 and recorded December 14, 2018 in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania, as Instrument Number 20180031298, granted and conveyed to William A. Bressi, Jr.

SEIZED AND SOLD as the property of William A. Bressi, Jr. by virtue of a writ of execution No. 2019-CV-07851-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday August 9, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

CONDITIONS OF SALE

**The Highest and Best Bidder
Shall Be the Buyer**

TERMS

The purchaser will be required to pay the full amount of his bid by TWO O'CLOCK P.M. on the day of sale, and if complied with, a deed will be tendered by the Sheriff at the next Court of Common Pleas for Dauphin County conveying to the purchaser all the right, title, interest and claim which the said defendant has in and to the said property at the time of levying the same. ALTHOUGH NOT PART OF THE MINIMUM BID, PROPERTY SOLD FOR THE MINIMUM BID DOES NOT DISCHARGE DELINQUENT AND/OR OUTSTANDING TAXES AND THE PURCHASER WILL BE RESPONSIBLE FOR SAME. If above conditions be not complied with on the part of the Purchaser, the property will again be offered for sale by the Sheriff at THREE O'CLOCK P.M., on the same day. The said purchaser will be held liable for the deficiencies and additional cost of said sale.

Nicholas Chimienti, Jr.
Sheriff of Dauphin County

jn18-ly2

May 6, 2021